

IRON COUNTY COMMUNITY CREDIT UNION,

Case Code 30404

Plaintiff,

Case No. 17-CV-12

v.

Hon. Patrick J. Madden

DERIK VAN EPERN, ANNE MARIE  
VAN EPERN, DEPARTMENT OF WORKFORCE  
DEVELOPMENT, MIDLAND SERVICES,  
INCORPORATED, SANDRA LEUZZO,  
ASPIRUS GRAND VIEW HEALTH SYSTEM,

Defendants.

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Timothy M. Dean (1010488)  
DEAN LAW OFFICE, P.C.  
Attorney for Plaintiff ICCCU  
204 Harrison Street  
Ironwood, MI 49938  
(906) 932-4010

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**NOTICE OF SHERIFF'S SALE**

By virtue of a Judgment of Foreclosure made in the above entitled action on June 8, 2017 in the amount of \$150,848.51, I will sell at public auction in the front lobby of the Iron County Courthouse, 300 Taconite Street, Hurley, WI 54534, City of Hurley, County of Iron, State of Wisconsin on **Tuesday, December 12, 2017 at 10:00 a.m.**, all of the following described mortgaged premises, to wit:

Located in the City of Montreal.

Parcel A: Lot Ten (10), Block Thirty (30), City of Montreal Plat No. 5, City of Montreal, Iron County, Wisconsin according to the recorded Plat thereof.

The above property is located: 8 Washington Avenue, Montreal, WI 54550.

Tax Key No.: 251-0661-0000

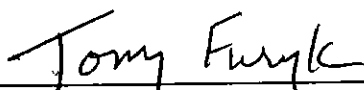
TERMS OF SALE: Cash, Cashier's Check or Certified Check.

DOWN PAYMENT: 10% of the amount bid by Cash, Cashier's Check or Certified Check due at time of sale. Balance of purchase price must be paid in ten (10) business days after confirmation of the sale. Failure to pay balance due will result in forfeit of deposit to plaintiff.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if described, the cost of title evidence.

Dated this 24 day of October, 2017

IRON COUNTY SHERIFF'S DEPT.

  
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TONY FURYK, Sheriff  
Iron County, Wisconsin

Plaintiff's Attorney:

Timothy M. Dean (1010488)  
Woodlands Professional Building  
204 Harrison Street  
Ironwood, MI 49938  
(906) 932-4010

**Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we are attempting to collect a debt on our client's behalf and any information obtained will be used for that purpose.**